

PRIOR TO ISSUANCE OF A BUILDING PERMIT

A well shall be drilled and shall be approved by the Harford County Health Department prior to the issuance of a building permit.

A plot plan drawn to scale shall be submitted with the Sanitary Construction Permit Application that indicates the approved well site, proposed dwelling site, proposed sewage system area and any existing wells and/or sewage systems or waste disposal areas located within 100 feet of the property line.

20000 S.F. W.D.S.A. Denotes Waste Disposal System Area wherein no construction is permitted in the designed area and any area within 30 feet of the Waste Disposal System Area without permit approval of the County Health Department. Exceptions up to the Waste Disposal System Area, but not within it, are permitted for driveways, utilities and small physical structures (tool sheds, etc.)

Denotes Perc Test Site The subdivision must comply with State regulations for underground electrical distribution and telephone services.

Driveway entrance construction and location is to be approved by the Harford County Department of Public Works for all entrances fronting on County roads. Entrances fronting on State roads shall be approved by the State Highway Administration.

#000 Indicated house numbers.

Present Zoning - AG

Lots shown hereon were created after February 8, 1977.

Septic system and/or well requirements become nullified when public sewerage and/or water is provided to the lots.

See FIRM Map Community Panel No. 24025C 0160 D.

FRA Denotes Forest Retention Area

Denotes Common Drive and Drainage & Utility Easement Lots 7 through 12 shown hereon shall share and maintain a common drive

The coordinates shown hereon are for mapping purposes only and are not to be used to establish or re-establish property corners. Only markers shown can be relied upon for that purpose.

The purpose of this plat is to create four single family lots. Also this plat revises previously recorded Plat 83-95, Lot 4, Land of Edwin L. Kirkwood Jr. & Wife, by adding 1.2221 Acres to Lot 4 from Tax Map 26, Parcel 21.

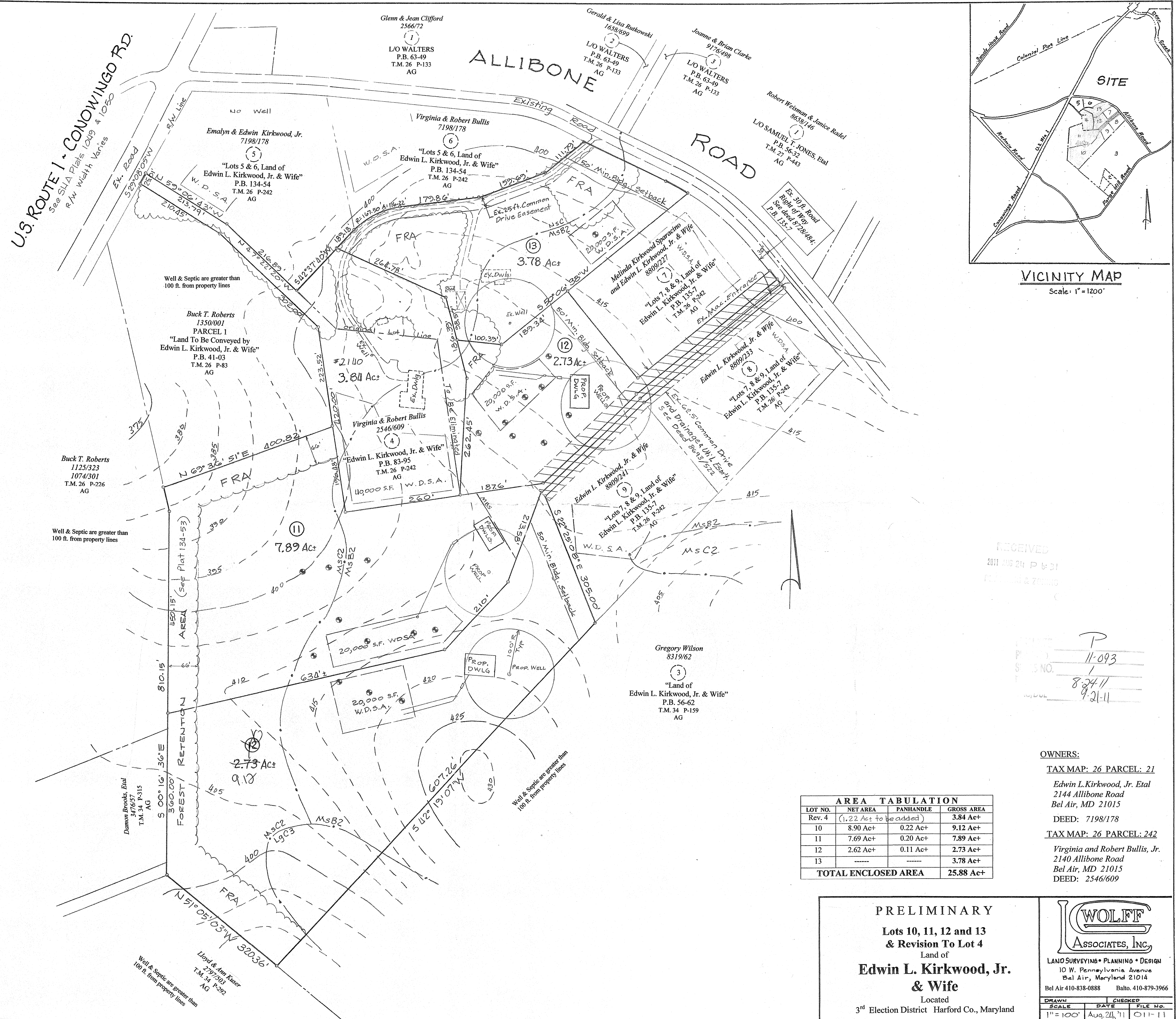
THIS PLAT IS SUBJECT TO REVISION.

NOTE: Any dwelling in an agricultural zoning district may be subject to inconveniences or discomforts arising from agricultural operations, including but not limited to noise, fumes, dust, the operations of machinery of any kind (including aircraft) during any 24 hour period, the storage and disposal of manure and the application by spraying or otherwise of chemical fertilizers, soil amendments, herbicides and pesticides. The County shall not consider any agricultural operation to be a public or private nuisance if the operation complies with these regulations and all Federal, State or County health or environmental requirements.

STORM WATER MANAGEMENT NOTES

The lots shown hereon are subject to the following to be in compliance with Storm Water Management requirements:

- Total Site impervious area to be less than 15%.
 - Lot 10 59590 S.F.
 - Lot 11 51553 S.F.
 - Lot 12 17838 S.F.
 - Lot 13 24699 S.F.
- Lot size shall not be diminishes below two acres.
- Roof top runoff to be directed to grass areas only.
- No curb and gutter permitted, grass channels only.
- Natural Conservation Area within the tract shall not be less than 25%. (See FCP 09-028) P.B. 134-53



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P.L. 83-95
P.B. 134-53
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AREA TABULATION			
LOT NO.	NET AREA	PANHANDLE	GROSS AREA
Rev. 4	(1.22 Ac+ to be added)		3.84 Ac+
10	8.90 Ac+	0.22 Ac+	9.12 Ac+
11	7.69 Ac+	0.20 Ac+	7.89 Ac+
12	2.62 Ac+	0.11 Ac+	2.73 Ac+
13	-----	-----	3.78 Ac+
TOTAL ENCLOSED AREA			25.88 Ac+

PRELIMINARY
Lots 10, 11, 12 and 13
& Revision To Lot 4
Land of
**Edwin L. Kirkwood, Jr.
& Wife**
Located
3rd Election District Harford Co., Maryland

OWNERS:
TAX MAP: 26 PARCEL: 21
Edwin L. Kirkwood, Jr. Etal
2144 Allibone Road
Bel Air, MD 21015
DEED: 7198/178
TAX MAP: 26 PARCEL: 242
Virginia and Robert Bullis, Jr.
2140 Allibone Road
Bel Air, MD 21015
DEED: 2546/609

L WOLFF
ASSOCIATES, INC.
LAND SURVEYING • PLANNING • DESIGN
10 W. Pennsylvania Avenue
Bel Air, Maryland 21014
Bel Air 410-838-0888 Balto. 410-879-3966
DRAWN SCALE DATE FILE NO.
1"=100' Aug. 24, 11 011-11